
REQUEST	Text amendment to Section 12.106 to clarify the maximum allowable size of an accessory building, based on the size of the principal structure located on a lot.
SUMMARY OF PETITION	This petition proposes to clarify the maximum size of accessory structures in relation to the principal structure.
STAFF RECOMMENDATION	Staff recommends approval of this petition. The petition is consistent with adopted policies.
Petitioner Agent/Representative	Charlotte-Mecklenburg Planning Commission Charlotte-Mecklenburg Planning Department
Community Meeting	Meeting is not required.

PLANNING STAFF REVIEW

- **Proposed Request Details**
The text amendment contains the following provisions:
 - Modifies the regulations to clarify that for all accessory structures, the total square footage of the accessory structure cannot exceed the heated area located on the first floor of a principal structure.
 - **Public Plans and Policies**
 - This petition is consistent with adopted policies.
-

PUBLIC INFRASTRUCTURE (see full department reports online)

- **CDOT:** No issues.
 - **Charlotte Fire Department:** No comments received.
 - **CATS:** No issues.
 - **Connectivity:** No issues.
 - **Neighborhood and Business Services:** No comments received.
 - **Schools:** CMS does not comment on text amendments.
 - **Park and Recreation:** No comments received.
-

ENVIRONMENTALLY SENSITIVE SITE DESIGN (see full department reports online)

- **Storm Water:** No issues.
- **LUESA:** No issues.
- **Site Design:** There is no site plan associated with this text amendment.

OUTSTANDING ISSUES

- No issues.
-

Attachments Online at www.rezoning.org

- Application
- CATS Review
- CDOT Review
- LUESA Review
- Storm Water Review

Planner: Sandra Montgomery (704) 336-5722